

KIRKLEVINGTON AND CASTLE LEAVINGTON PARISH COUNCIL

**Minutes of a Meeting held on Tuesday, 28th July 2026 at 7.00p.m held in
The Balcony, Kirklevington Memorial Hall**

Present: Neil Clement (Chair) (NC)
Jenny Smith (JS)
Karen Shields (KS)
Becky Rogerson (BR)
Mrs. R. Mazonas (RM) (Clerk) (PC)

1) APOLOGIES FOR ABSENCE

Borough Councillor Mr A Sherris, Parish Councillors Nigel DeBadgecoe, & Alistair McLee

2) DECLARATION OF INTERESTS

NO DECLARATIONS

3) MINUTES OF THE LAST PARISH COUNCIL MEETING

Minutes of the last Parish Council meeting had been read by all present and duly APPROVED JS, BR

4) MATTERS ARISING FROM THE LAST PARISH COUNCIL MEETING

NC reported to the meeting that he had one issue that he would like to raise re the 20 signs and the Horse signage for the footpaths and green areas on St Martins Green. These are proving to be illusive to find but will continue to search for signage with the appropriate wording.

BR brought to the attention of the meeting that there has been lots of comments on social media re the speeding drivers within the village and reported that her partner had been clipped by a vehicle whilst out cutting the hedge.

5) VICE CHAIR VACANCY

NC confirmed to the meeting that it is not a requirement to have a Vice Chair. Should the need occur that the Chair is unable to take then an Acting Chair can be organized if required.

6) PARISH COUNCILLOR VACANCY

Following the resignation of Liz Blanchard as a Parish Councillor there is now a need for a new Parish Councillor to fill the vacancy. The **PC** confirmed that the process to advertise the vacancy by Stockton Borough Council is complete and the Parish Council can now advertise the position. **JS** enquired if we had received any interest. **NC** confirmed that he had had some interest which he will follow up.

7) PLANNING

a) TAYLOR WIMPEY – LAND SOUTH OF GREEN LAND, CASTLE LEAVINGTON

PLANNING PUBLIC INQUIRY UPDATE

NC reported that the Public Inquiry is due to commence on 14th September. **AS** had sent information as to how he has been working with the Barrister to put together.

b) Planning Update and Proposed Developments

i) St. Martins Green – Story Homes

Questions were raised as to who inspects the play equipment on their Green area and how often and whether a ROSPA inspections is conducted yearly and which is a legal requirement. **NC** confirmed to the meeting that ROSPA inspection has taken place but the reports are not available to view.

ii) Taylor Wimpey –The Oaklands

NC also reported that the development is almost at the final stages of completion of the development. **NC** also reported that he had been contacted regarding the drainage at the site and this issue has been reported to Stockton Borough Council for their investigation.

iii) Duchy Homes/Banks Homes– Hall Wood Meadow/The Cornfields - 22/1846/REM.

The **PC** reported that she had contacted Borough Councillor E. Hampton regarding the condition of the newly installed hedge. However the PC reported that she had contacted Elaine Atkinson of SBC regarding the condition

of the hedge and the fact that it was not non-native. She had come back to her and confirmed that she had requested to the developer that the hedge is watered daily to avoid it dying. No mention of the species of hedge being planted.

KS reported that she is aware of lots of noise coming from the site and in particular workers starting work outside the approved working hours. She has spoken to Andrew Sherris and he took up the matter with SBC who spoke to the site manager.

v) Knowles Farm

We still await details of the traffic calming measures on Forest Lane that are part of the 106 Agreement.

vi) Kirklevington Hall Planning Application – 25/1001/FUL

KS reported that she had contacted Richard who has come back with an email that stated they are still waiting for SBC to come back to them re the 106 Agreement but it is difficult to get hold of anyone as the key people appear to not be in the office. The footpath will be internalized on the site rather than on/by the main road as SBC do not want to put a path through the trees by the road. **JS** questioned whether they would be looking to put a cycle path through the development. **KS** pointed out that there would be a need for 5 meters to accommodate a cycle path which is the width dictated by legislation. After a long discussion may any questions need to be answered. **BR** researched the rules on cycle paths and it would appear that there is only guidance as to the width required for the path – One way 2 meters and 2.5 meters for busier routes and 3 meters and 4 meters for busy routes or a shared use path (walking and cycling) 3 meters minimum and wider where busier.

vii) Green Lane

KS reported that work was in progress to provide a footpath from the junction with Thirsk Road up to the Railway Station on the south side of the road. Work is also progressing to provide a pedestrian crossing to the front of Conyers School together with double yellow lines along Green Lane from Conyers towards to Crossroads Garage. Concern was expressed over the displacement of parked cars once the double yellow lines go in and what effect this will have on local residents.

b) APPLICATIONS

22/1846/NMA – Land South of Green Lane, East of Railway Line, West of A67 Kirklevington

Non material amendment to planning approval 24/1770/VARY (amendment to front elevation and internal layout for the Redworth House Type.

26/0253/FUL – HM Prison, Kirklevington Grange, Kirklevington, TS15 9PA

Application for the erection of electricity sub station

26/1390/DCH – HM Prison, Kirklevington Grange, Kirklevington, TS15 9PA

Information to discharge condition no.4 (Biodiversity Net Gain) of planning approval 26/0253/FUL – Application to erection of electricity sub station

26/1177/VARY – Plot 8 Knowles Farm, Kirklevington, TS15 9XY

Section 73 application to vary condition no.1 (Approved Plans) of planning approval 21/0648/R (Plot 8)

c) DELEGATED DECISIONS

22/1846/NMA – Land South of Green Lane, East of Railway Line, West of A67 Kirklevington

Non material amendment to planning approval 24/1770/VARY (amendment to front elevation and internal layout for the Redworth House Type.

APPROVED

26/0136/FUL – 7 Cedar Drive, Kirklevington

Erection of single storey rear extension

APPROVED

BR questioned as to whether we had received only information from SBC re the Retrospective Application at The Garth, Kirklevington. The PC confirmed that we had not received any notification

8) PLAY PARK

a) Maintenance – The **PC** confirmed that the park is inspected as per our Agreement every 2 weeks plus an annual ROSPA report. Martin Elwell of SBC conducts the fortnightly inspections. **NC** had noticed that at the end of the side it is now becoming sharp. The PC to conduct Martin and report.

b) Boundary Wall and Fence - The **PC** produced the deeds to the Play Park which were unclear as to who was responsible for the fence and wall between Orchard House and the Play Park with only a drawn line on the document and nothing written in the deeds. The previous owner of Orchard House was able to produce her deeds which did indicate that she was not responsible for the fence and wall between her property and the Play Park. **NC** asked the meeting if they had all read the letter that had been sent to Alex Bennett. **NC** read to the meeting the reply that had been sent. Alex had indicated that he would proceed replacing the fence on the boundary and, although the fence may have been deemed structurally sound it is not protective of his boundary and when the trees are removed it will negatively impact the structure of the present fence further. The ivy on the fence will be removed, and this will further damage the fence. The proposal to replace the fence with a simple 3 bar post and rail will not satisfy the privacy and security of our property. We have remedied the lack of security at the rear with a full fence to the front of the hedgerow and will be looking to use the same fencing on this new border, We appreciate the offer of the grant and look forward as to hearing how best to proceed to obtain a quote for the fence that you suggested and if you would like us to use the supplier we are using then please let us know and we can arrange for them to send you a quote. Upon completion of the new fence, we will accept responsibility and that border in the future. We will seek to determine how this will be recognized with the Land Registry. **JS** questioned whether Alex would be putting the new fence on his land and stated that if it is his fence, it must be on his land. **BR** stated that he has not taken much of the trees down. **NC** stated that basically we have a quote off our landscaper and that is for £1,250 for 18 meters of 3 bar post and rail. This quote is for 10 hours work for 2 men. Questions were raised regarding this cost and how we make this a legal contract. **BR** questioned as to what is to happen re the wall and the possibility that the trees will push the wall over. **NC** stated that this would become an insurance claim against Alex and his insurance provider. **BR** stated that we should stick with the quote figure of £1250 and agree to give Alex this amount. **NC** stated that a grant for £1,250 is the most that we are willing to give. **BR** asked for a vote to be taken for grant towards the cost of Alex's fence. **NC** would be requesting that the posts are of a suitable quality. All those in favour of giving a grant of £1,250 towards the cost of a suitable fence **APPROVED BR, KS & NC**

9) CORRESPONDENCE

- Mark Nozedar – Hedge non-native and not being watered Banks Development reply
- Matt Vickers – Invitation to attend event
- Martin Elwell – Sewage Leak 94 Forest Lane
- Mazars Local Council Auditors – Acknowledgement receipt of AGAR 2025/2026
- Hallmaster set up for booking Village Hall
- Elaine Atkinson – Hedge condition and non-native at Banks Development – Now instructed to water.
- Liam Bendellow – Coaching and Phase Play – Areas within village accessible to use

9) FINANCE

a) Payments

Mrs R Mazonas	
Salary July 2026	£371.30
Broadband June 2026	£32.99
Internal Audit Thank You Gift	£45.50
Bin Bag Holders – Litter Pickers	£ 19.99
Litter Picker Sticks	£41.97
	<u>£511.75</u>
BACS PAYMENT	
Stockton on Tees Borough Council	£1.548.00
Xentrall Collections	
Play Park Inspection Contract 2026/2027	
Information Commissioners' Office	£47.00
Annual Fee	

Michael Robinson	£385.00
Play Park – Pressure Washing	
Furniture, Equipment & Paths	
John Beckwith	£220.00
2 x Grass Cutting Play Park	
Mrs L Blanchard	£300.00
Craft and Chat Group	
Grant for Framing Costs Tapestry	
The Church of St. Martin & St. Hilary	£700.00
Grant Church Sign	

b) Finance Update

The **PC** circulated up to date details of the Parish Council's finances to date together. The **PC** had brought to the meeting the Financial Accounts for 2025/2026 with AGAR that has now been submitted to the External Auditors for everyone to inspect.

c) Grant – Framing Cost Village Tapestry – Craft and Chat Group

Agreed in principal the grant for the framing of the tapestry which is to be displayed at the Village Hall. Payment is to be made but a request for the receipt from the framer to be asked for. **APPROVED JS, BR**

d) Grant - Church Sign – The Church of St Martin & St. Hilary

The Church require a new Church sign to be placed by the gate on Forest Lane. The cost is £700 and are requesting a grant. **APPROVED JS, KS**

10) VILLAGE ISSUES

a) Christmas Event 2026 – Sunday, 13th December 2026

The **PC** was able to confirm that the Church are already discussing the format of the event which will include a visit from the Big Man himself who will give out selection boxes, a party, party tea and some entertainment. Places will have to be booked. More details to come and more details re the grant to be requested at the October meeting.

b) Mini Newsletter

NC the mini-Newsletter to be organized in September.

c) Planters Village Gateways

NC suggested to the meeting that we should be looking at half barrels to be put in and around the community. Suggestions need to be made as to specific places for them to be put.

d) Environment Group

BR questioned as to what is happening about the Environment Group now that Liz Blanchard, who organised the group, has moved out of the area? **JS** confirmed to the meeting that some of the flowers that were planted have survived within the long grass although swamped by the grass. Unfortunately, some inconsiderate people have dumped garden waste within the area. The hedges to the side of the A67 have now been cut but the long grass has not. The land from the culvert to the road is the responsibility of Stockton but is not being cut. **JS** had questioned the grass cutters, but they did not consider the area to be there responsibility. **NC** stated that Stockton will only be cutting back the area at the end of the growing season as it is considered a wild area. The equipment from the Environment Group is still available to anyone withing to continue with the work. The group needs to have a Parish Councillor on it in order to comply with the Parish Council's Insurance and Risk Assessment.

e) Overgrown Footpath around School

NC had requested SBC to clear the path for the safety of the children using the path to enter school. The **PC** confirmed that she had also reported it to SBC. **NC** confirmed at the meeting that he has asked our grass cutter to clear the footpath although this is not our responsibility.

11) ROAD SAFETY

a) Speed limit A67 – The Crown

NC was able to read out an email from **Andrew Sherris** who has requested from **Rob Morrow of SBC** for an update as to where we are re the new 30mph scheme. He confirmed that he is to give the go ahead for an invoice to be drawn up for £10,000 towards the cost of the work from his ward councillor budget.

b) Road Condition West of Railway Bridge, Forest Lane

NC reported to the meeting that a full survey is to be carried out by SBC from the railway bridge to the borough boundary of the road. In particular, the carriageway and edges of the road. It has also been requested that the site be viewed by an inspector so that any urgent defects can be identified and marked up. It was requested that all edging and patching be identified where urgent repairs are necessary. They have stated that the carriageway edges need to be reinstated, refreshed or widened. Once the assessment has been completed, a summary of findings together with recommendations as to how to proceed will be put together by Stuart Hincks, SBC.

c) Traffic calming measures Forest Lane

We are still awaiting details of the proposed traffic calming measures which are part of the 106 Agreement re the development at Knowles Farm.

13) AGENDA ITEMS FOR CONSIDERATION AT NEXT MONTHS MEETING

Mini Newsletter

Parish Councillor Vacancy

14) Dates of Meetings

Parish Council Meeting

Tuesday, 22nd September at 7.00pm in Kirklevington Memorial Hall

Circulation: Parish Councillors Neil Clement (Chair), Nigel De Badgecoe, Jenny. Smith, Dr. Alistair McLee, Becky Rogerson, Karen Shields, Borough **Councillor** Mrs. E. Hampton – Southern Villages Ward

Borough Councillors Andrew Sherris, Dan Fagan, John Coulson, Yarm Ward (representing Green

Lane), **Mayor of the Tees Valley:** Ben Houchen, **MP** Matt Vickers, Jonathan Nertney **Monitoring Officer SBC,**

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Planning Portal: <https://www.developmentmanagement.stockton.gov.uk/online-applications/simplesearch/weekly/monthlylists>